

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2015 020652

2015 APR -9 AM 8:37

MICHAEL D. BROWN  
RECORDER

**CORPORATE SPECIAL WARRANTY DEED**  
(Parcel No. 45-16-08-130-010.000-042)

THIS INDENTURE WITNESSETH, That CitiMortgage, Inc. ("Grantor"), CONVEYS AND WARRANTS to Timothy Peterson ("Grantee"), for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate located in Lake County, State of Indiana:

Unit 14 in Boam Condominiums, a Horizontal Property Regime, recorded as Document No. 95020368 under the date of April 17, 1995, in the Office of the Recorder of Lake County, Indiana, together with an undivided interest in the common and limited areas appertaining thereto.

The address of such real estate is commonly known as 121 North West Street, Crown Point, Indiana 46307.

Subject to any and all easements, agreements, restrictions and other matters of record, subject to the lien for real property taxes not delinquent, rights of way, and subject to such matters as would be disclosed by an accurate survey and inspection of the real estate.

Grantor, as its sole warranty herein warrants to Grantee and its successors and assigns, that Grantor will forever defend title to the real estate (subject, however, to the foregoing exceptions) against the claims of all persons claiming by, through, or under Grantor, but against none other, which claims are based upon matters occurring subsequent to Grantor's acquisition of the real estate.

Grantor, without warranting the existence of any such rights, also quitclaims to Grantee any right Grantor may possess with respect to any representation, warranty, including warranties of title, covenant or other obligation running to Grantor and touching and concerning the real estate.

The undersigned person executing this deed on behalf of Grantor represents and certifies that he/she is a duly authorized representative of Grantor and has been fully empowered to execute and deliver this deed.

IN WITNESS WHEREOF, Grantor has executed this deed this 10 day of March 2015.

GRANTOR: CitiMortgage, Inc.

By: National Default REO Services, LLC, a Delaware limited liability company, d/b/a First American Asset Closing Services, as its attorney-in-fact

By: [Signature]

Printed: Jamey Davis

Title: UP

Authorized Signor of National Default REO Services, a Delaware Limited Liability Company dba First American Asset Closing Services ("FAACS"), as Attorney in fact and/or agent

DULY ENTERED FOR TAXATION SUBJECT  
FINAL ACCEPTANCE FOR TRANSFER

APR 07 2015

JOHN E. PETALAS  
LAKE COUNTY AUDITOR

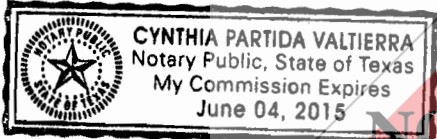
20294  
18  
AMOUNT \$ 18  
CASH \_\_\_\_\_  
CHECK # 874517897  
OVERAGE \_\_\_\_\_  
COPY \_\_\_\_\_  
NON-COM \_\_\_\_\_  
CLERK AR

E

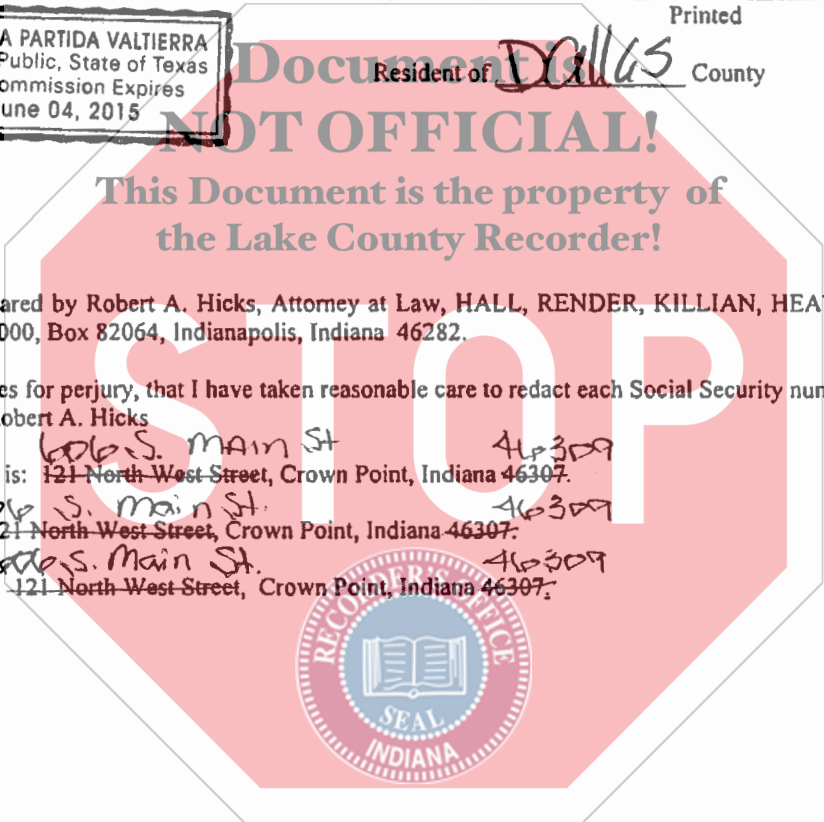
STATE OF Texas,  
COUNTY OF Dallas SS: ACKNOWLEDGMENT

Before me, a Notary Public in and for said County and State, personally appeared Jarney Davis,  
the JD for National Default REO Services, LLC, d/b/a First American Asset Closing Services, the attorney-in-  
fact for CitiMortgage, Inc., who acknowledged the execution of the foregoing Corporate Special Warranty Deed for and on behalf of said  
Grantor, and who, having been duly sworn, stated that any representations therein contained are true.

Witness my hand and Notarial Seal this 10 day of March, 2015  
My Commission Expires: 6-4-15 Cynthia Partida Valtierra  
Notary Public  
~~Jarney Davis~~ Cynthia Partida Valtierra



Printed  
Resident of Dallas County



This instrument was prepared by Robert A. Hicks, Attorney at Law, HALL, RENDER, KILLIAN, HEATH & LYMAN, P.C., One American Square, Suite 2000, Box 82064, Indianapolis, Indiana 46282.

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law. Robert A. Hicks

Grantee's mailing address is: 606 S. Main St 46309  
~~121 North West Street, Crown Point, Indiana 46307.~~

Tax mailing address is: 606 S. Main St. 46309  
~~121 North West Street, Crown Point, Indiana 46307.~~

After recording, return to: 606 S. Main St. 46309  
~~121 North West Street, Crown Point, Indiana 46307.~~

1716091  
9383043d

